

AGENDA

REGULAR MEETING OF THE
CITY OF ALAMEDA PLANNING BOARD
MONDAY, MAY 22, 2006
7:00 p.m.

City Hall Council Chambers
2263 Santa Clara Avenue, Third Floor
(Corner of Santa Clara Avenue and Oak Street)
ALAMEDA, CA

City Hall will Open at 6:45 p.m.

Please file a speaker's slip if you wish to address the Board. Anyone wishing to address the Board on agenda items or Oral Communications may speak for a maximum of 5 minutes per agenda item when the subject is before the Board. The Board may limit the speakers' time to 3 minutes when five or more speaker's slips are submitted.

1. CONVENE:
2. FLAG SALUTE:
3. ROLL CALL: President Cunningham, Vice-President Cook, Ezzy Ashcraft, Kohlstrand, Lynch, Mariani and McNamara.
4. MINUTES: Minutes for the meeting of May 8, 2006
5. AGENDA CHANGES AND DISCUSSION:
6. ORAL COMMUNICATION:
 - * Anyone may address the Board on a topic not on the agenda under this item by submitting a speaker's information slip, subject to the 5 minute time limit.
7. CONSENT CALENDAR:

Consent Calendar items are considered routine and will be enacted, approved or adopted by one motion unless a request for removal for discussion or explanation is received from the Planning Board or a member of the public by submitting a speaker slip for that item.

- 7-A. **Initiation of a Zoning Text Amendment: Parking Exception Process (CE).**
- 7-B. **Use Permit UP05-0020 – Monica Martinez for Amelia Cueva – 2071 San Antonio Avenue (SH).** The applicants request Use Permit approval to increase the capacity of an existing residential care facility from twelve to thirteen residents on site. Pursuant to AMC 30-4.1.b.(8), Use Permit approval is required for residential care facilities providing care for more than six residents on site. The property is located within an R-4, Neighborhood Residential District.
- 7-C. **Interim Use Permit, UP 06-0009 – Daniel Ayala for Model Aeronautics Club (AT).** The applicant requests an interim use permit to establish a model airplane club on Taxiway H adjacent to 650 West Tower Avenue and the Seaplane Lagoon at Alameda Point. The site is zoned M-2-G (General Industrial).
8. **REGULAR AGENDA ITEMS:**
- 8-A. **DR06-0002 – Jenny Wong – 3292 Washington Street (EP).** Public Hearing to consider a Call for Review of a decision of the Planning and Building Director approving Major Design Review, DR06-0002, to allow construction of an approximately 1,350 square foot second story addition, new deck and patio. The property is located in a R-1, One Family Residence Zoning District. [Planning Board President Andrew Cunningham]. **(Continued from the meeting of May 8, 2006.)**
- 8-B. **UP06-0007 and MDR06-0095 – Harsch Investments Realty LLC – 2300 Otis Drive (DG).** The applicant requests approval of a use permit allowing twenty-four hour operation of a retail drug store (Walgreens) with a drive-thru pharmacy window and sign permit. The existing Walgreens, located in the Alameda Towne Centre has been operating twenty-four hours a day under a valid use permit. This new use permit is required due to the relocation to a new building within the shopping center. Existing entitlements for this project include Planned Development Amendment PDA02-0003 and Design Review DR05-0067. The project site is zoned C-2-PD Central Business District, Planned Development Zoning District.
- 8-C. **Catellus Mixed Use Project Draft Supplemental Environmental Impact Report (SCH #2006012091) (AT).** A public hearing to receive public comment on the draft Environmental Impact Report evaluating proposed revisions to the Catellus Mixed Use Development Master Plan to allow additional retail and residential uses and reduce the amount of office and research and development uses currently allowed. The project site is zoned MX (Mixed Use Planned Development District).
9. **WRITTEN COMMUNICATION:**

10. BOARD COMMUNICATION:

- a. Oral Status Report regarding the Northern Waterfront Plan (Vice-President Cook).
- b. Oral Status Report regarding the Oakland/Chinatown Advisory Committee (Board Member Mariani).
- c. Oral Status Report regarding the Transportation subcommittee (Board Member Kohlstrand).

11. STAFF COMMUNICATION:

12. ADJOURNMENT:

PLEASE NOTE: Appeals of Planning Board decisions are considered by the City Council. Appeals must be filed in the Planning & Building Department in writing stating the basis of appeal with the appeal fee within 10 days of the date of action.

- * Sign language interpreters will be available upon request. Please contact Latisha Jackson, Planning & Building Department, at 510.747.6850 or 510.522.7538 (TDD number) at least 72 hours prior to the meeting to request an interpreter.
- * Accessible seating for persons with disabilities (including those using wheelchairs) is available.
- * Minutes of the meeting are available in enlarged print.
- * Audiotapes of the meeting are available upon request.
- * Please contact Latisha Jackson, Executive Assistant, at 510.747.6850 or 510.522.7538 (TDD number) at least 48 hours prior to the meeting to request agenda materials in an alternative format, or any other reasonable accommodation that may be necessary to participate in and enjoy the benefits of the meeting.